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The Iowa Department of Cultural Affairs awarded Historic Preservation and Cultural & Entertainment District (HPCED) Tax Credits for the rehabilitation projects listed below. The tax credits are released only after the project is completed according to the Secretary of the Interior's Standards for the Treatment of Historic Properties.

(Community)
(Project, Address)
(Summary)
(Tax Credit Reserved)

Ames

Colonials Club House / Theta Delta Chi, 217 Ash Avenue

Originally built in 1910 as a fraternity house for the Colonials Club, this building became the home of Theta Delta Chi, when the Colonials joined that national fraternity in 1919. The Colonials Club House is listed on the National Register of Historic Places because its Colonial Revival styling and architectural detailing is unparalleled among Greek residences in Ames. This project will rehabilitate the Colonials Club House to preserve its historic integrity and revitalize its usefulness as a fraternity house.
\$571,119

Burlington

Mercy Hospital/Mercy Unit, 610 N. 4th

The RiverPark Place – Reroof Project (formerly the Mercy Hospital/Mercy Unit) is the tallest and largest contributing building in Burlington's "Heritage Hill Historic District." This project will repair the roof; lift and relay the existing French clay tile; remove or relocate the majority of the mechanical exhausts from the window openings so the original windows in the attic can be reopened; and do some minor repointing of the masonry. Once completed, the building will stimulate future development by retaining the hospital's employees in the historic downtown.
\$192,154

Council Bluffs

Sandwich/Marseilles Manufacturing, 1216 S. Main

The Sandwich – Marseilles Building is one of the oldest standing implement building in Council Bluffs and has a fascinating history relating to the city's role as a hub for the manufacturing and distribution of farm equipment. The building had a second life as the home of Dwarfies Corporation which made pancake flour and Dwarfies cereal. The rehabilitation includes exterior repointing of the brick, repair of interior finishes and the creation of office space for Habitat for Humanity of Council Bluffs. National Register of Historic Places Nomination Period of Significance is 1883 to 1959 because the property preserves so beautifully the way the district and building itself shifted from agricultural implements to food processing and manufacturing.
\$834,854

(continued)

Davenport

Andresen Apartments, 602 W. 3rd Street

This three-story brick and limestone building, which retains many of its original finishes and details, was erected in 1900 on lots prominent businessman H.H. Andresen had owned since the 1850s. The building is located in the old German neighborhood near the Mississippi River at the west end of Davenport's central business district. In late 2013, the building was purchased by Y & J Properties LLC, which is undertaking a complete building rehabilitation, including an overhaul of all systems, installation of a new HVAC systems, repair of original interior finishes, and installation of new kitchens and bathrooms.

\$583,282

Davenport

Crescent Electric Co. Building/Lofts at Pershing Hill, 511 Pershing Street

This warehouse building constructed for the Crescent Electric Company Building in 1911 represents the strong industrial base that developed in Davenport in the early 1900s. The building was constructed at a time when this part of the city was transitioning into an important manufacturing and warehouse precinct. The project will be beneficial to Davenport by preserving and re-using an important historic resource while adding 42 market-rate apartments.

\$2,073,541

Davenport

Campbell/Continental Bakery, 1034 E. River Drive

The Campbell/Colonial Bakery Building (1927, 1958-59, 1990) is individually eligible for listing on the National Register of Historic Places based upon its historical associations with local commerce, as well as its architecture. Architectural significance is vested in the stylistic design of the original 1927 Classical Revival building and its 1959 Moderne addition. The proposed rehabilitation of the building will restore the original exterior windows, resulting in an open and inviting exterior, and will provide residents with dramatic, sweeping views of the Mississippi River, the Rock Island Arsenal, and Davenport's skyline.

\$3,585,534

Davenport

Henry C. Kahl House aka Kahl Memorial Home for the Aged and Infirm, 1011 W. 9th Street

This property includes two buildings –the Kahl House and its associated carriage house. Home of Henry C. Kahl, principle of an important Davenport builder, this property later was expanded and converted into a facility for the elderly. This project will rehabilitate the property so that it can continue to provide senior housing while contributing to the revitalization of the immediate neighborhood.

\$3,678,569

Davenport

Sieg Iron Company Building - The Lofts at Pershing Hill, 312 E. 5th Street

The Sieg Iron Company (Old) Building is a 3-story factory building constructed in 1905. The building is historically significant because it is an excellent example of the expanding industrial base that developed in Davenport in the first decades of the 1900s. The project will convert the three-story factory building into 15 market rate apartments with exposed brick walls, wood posts and beams, and wood floors.

\$1,048,395

Des Moines

American Republic Insurance Company Headquarters Building, Sixth Avenue & Watson Powell Jr. Way

This Modern Movement office building, designed by Skidmore, Owings, and Merrill (SOM) in 1965, has a dramatic cast-in-place concrete-and-glass exterior. The building is undergoing a complete systems upgrade while also bringing it up to current life/safety code. The project includes replacement of north and south window walls with code-compliant tempered glass in brushed anodized aluminum frames that match the profile and color of the original SOM-designed windows.

\$8,646,849

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Des Moines

Des Moines Fire Department Headquarters Shop Building, 100 9th Street

Built in 1937, this one-story freestanding brick building and the adjacent Fire Station No. 1 are significant as the headquarters for the city's fire department. The Shop Building was the first of the three headquarters complex structures built in 1937 and funded in part by the New Deal ; Fire Station No. 1 with administrative offices and the non-extant Drill Tower followed later that year. The centrally located downtown Des Moines headquarters complex was the city's first modern unification of administration, citywide dispatch, department-wide training, and department-wide maintenance in one location.

\$531,982

Des Moines

Samuel Green Rowhouse - Norden Hall, 709 E. Locust Street (425 E. Grand Avenue)

The Samuel Green Rowhouse–Norden Hall is the last intact 19th-century row house known to exist on Des Moines' east side, and it is one of only four known extant row house developments in the entire city. The threat of demolition hung over the building for more than a decade, and several attempts at preservation on site had been unsuccessfully explored. In 2013, the row house was moved to a new site at 425 E. Grand Avenue where it has been rehabilitated as a commercial property.

\$333,802

Des Moines

Wilkins Building, 713 Walnut Street (formerly Younkers)

The building formerly housed the Younker Brothers Department Store, which was partially destroyed in a fire on March 29, 2014. The building will be rehabilitated into 60 apartment units on floors 2 through 5, with commercial leased space on the first and sixth floors. The Wilkins Building is significant for its historical association with the context of commerce, and particularly as Des Moines' premier downtown department store

\$4,738,831

Des Moines

George W. Jones Building/Laster Motor Company, 1430 Locust Street

Built in 1920, the G.W. Jones Building occupies a mid-block lot in the heart of the former automobile sales and service district on the western edge of the downtown commercial core. The automobile showroom building retains a high degree of architectural integrity and communicates its historic associations with Des Moines early automobile history. The new owners plan to rehabilitate the building and the neighboring Apperson-Iowa Building, 1420 Locust Street, as speculative commercial space.

\$547,046

Des Moines

Rawson Brothers Garage/Apperson-Iowa Motor Company, 1420 Locust Street

The Apperson-Iowa Motor Car Company Building was constructed in 1920-1921 and occupies a midblock lot in the heart of the former automobile sales and service, district on the western edge of the downtown commercial core. This rare surviving Auto Row building retains significant architectural integrity and clearly communicates its historic associations with Des Moines early automobile history. New owners plan to rehabilitate the building and the neighboring George W. Jones Building, 1430 Locust Street, for speculative commercial space.

\$718,355

Dubuque

Linseed Oil Paint Works Company, 901 Jackson Street

This building is included on the National Register of Historic Places as a contributing resource in the Dubuque Millwork Historic District. Constructed in 1881, the building was first used for manufacturing paint products and later for Later property owners used the building for a commercial bakery and soap manufacturing. Rehabilitation will include restoration of existing wood windows, window replacement, masonry cleaning and repair, replacement of exterior tin siding, and construction of 16 apartments.

\$1,384,171

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Fairfield

Louden Machinery Building, 607 W. Broadway Avenue

Originally built in 1900 and expanded around 1910, the Loudon Machinery Building calls attention to this firm's contributions to the state's agricultural development in the twentieth century. The firm patented numerous labor-saving devices for farm and industry and manufactured much of this equipment in this factory. The rehabilitation project will preserve the building's historic integrity, address life safety issues, install a passenger elevator, and improve its ADA accessibility so the building can be converted into housing.

\$2,205,830

Grinnell

Spaulding Manufacturing Buildings #3 and #4, 827 Spring Street

The Spaulding Lofts project in Grinnell will rehabilitate a portion of the former Spaulding Manufacturing Company industrial complex. Spaulding, a manufacturer of wagons, carriages and later automobiles, became one of the leading industries in Grinnell. The new development will include 77 market rate and affordable apartments in three buildings.

\$3,207,764

Perry

Cornelius H. Kerns Block, 1314 2nd Street

A contributing resource in the Downtown Perry Historic District, this building has suffered decades of neglect and years of unchecked architectural modifications. The work on this 6,532 square-foot building includes stabilization, a new roof and flooring systems, and commercial space and apartments.

\$374,175

Sioux City

Plymouth Block Building - Call Terminal Apartments, 1100-10 Fourth Street

Located in Sioux City's Fourth Street Historic District, the Plymouth Block Building is currently occupied by retail on the first floor and 48 mixed income rental units on three floors. This current project will convert the building's remaining vacant space to 23 additional living units. This adaptive re-use will spur further sensitive development and revitalization along Sioux City's historic Fourth Street.

\$1,464,971

Waterloo

Hotel President, 500 Sycamore Street

The Hotel President is significant for its association with Waterloo's hotel industry and as the only example of the Italian Renaissance style architecture in downtown Waterloo. The historic rehabilitation of the Hotel President will improve the existing apartment units while preserving character-defining features on both the exterior and interior of the property.

\$1,722,954

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